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ANNUAL REPORT

OF THE

BUILDING DEPARTMENT

FOR THE YEAR 1949

Boston, April 25, 1950.

Hon. John B. Hynes,
Mayor of the City of Boston.

Sir:

In accordance with the provisions of section 115, chapter 479 of the Acts of 1938, as amended, I submit herewith a brief report of the activities of the Building Department during the year 1949.

John J. Mahoney,
Building Commissioner.

Statement of Building Operations in the City of Boston for the Year Ending December 31, 1949.

	1949.		1948.		1947.		1946.		1945.	
	Number.	Cost.	Number.	Cost.	Number.	Cost.	Number.	Cost.	Number.	Cost.
Type I	82	$20,816,810	44	$18,113,471	45	$8,584,805	69	$28,061,650	36	$1,915,364
Type II	10	632,200	9	1,624,111	16	5,489,000	5	37,900	1	6,000
Type III	1	200,000	3	657,500	—	—	1	5,000	1	30,000
Type IV	132	2,602,965	133	7,967,865	124	1,647,805	160	2,781,490	49	370,550
Type V	68	268,470	88	288,725	120	414,222	72	684,360	45	359,825
Type VI	391	3,810,249	360	3,144,920	611	7,769,400	536	4,321,718	86	323,230
Total new construction	684	$28,330,694	637	$31,796,592	916	$23,905,232	843	$35,892,118	218	$3,004,969
Alterations, repairs, etc	6,241	10,534,807	6,962	14,701,174	8,041	11,125,024	7,711	10,494,471	5,663	6,636,175
Total structural construction	6,925	$38,865,501	7,599	$46,497,766	8,957	$35,030,256	8,554	$46,386,489	5,881	$9,641,144
Plumbing	3,030	$3,228,693	3,243	$3,373,090	3,577	$2,568,569	2,754	$1,478,347	1,769	$736,062
Gas fitting	5,934	1,271,905	6,281	731,500	6,250	780,454	6,156	507,932	3,263	213,983
Heaters, ovens, engines, etc	335	884,199	410	475,427	499	385,393	396	352,647	166	188,409
Elevators, new freight	50	231,758	74	363,745	71	266,460	67	145,349	28	65,466
Elevators, new passenger	54	863,395	51	762,511	90	2,665,310	37	432,004	21	120,110
Elevators, alterations, freight	179	66,497	171	92,101	248	114,227	221	107,766	170	53,268
Elevators, alterations, passenger	298	118,965	312	160,368	392	369,226	313	179,546	231	67,085
Signs, projections, etc	385	193,038	385	194,632	536	177,096	706	206,643	251	54,123
Fire escapes, etc	669	148,117	672	179,327	523	178,897	377	128,637	105	37,908
Take-downs, wood	143	50,948	144	43,290	137	45,871	217	67,247	209	60,109
Take-downs, brick, etc	58	63,007	69	77,828	113	120,541	115	62,754	100	98,120
Sprinklers	115	376,832	139	493,018	181	450,102	100	207,839	57	88,738
Excavations	23	18,000	25	41,432	14	13,551	15	35,450	1	400
Use of premises	47	—	76	—	65	—	59	—	37	—
Totals	11,320	$7,515,354	12,052	$6,988,269	12,700	$8,135,696	11,533	$3,914,171	6,308	$1,780,381
Grand total all work	18,245	$46,380,855	19,651	$53,486,035	21,657	$43,165,952	20,087	$50,300,760	12,189	$11,421,525
Department revenue	.....	$73,528 50	.....	$83,854 25	.....	$82,328 00	.....	$81,920 25	.....	$49,414 00

NUMBER OF DOCUMENTS AND FEES RECEIVED BY THE BUILDING DEPARTMENT — JANUARY 1 TO DECEMBER 31, 1949

	Number	Fees Paid
New construction	691	$13,594 00
Alterations	7,628	28,062 00
Elevator, annual tests—minor alterations,	1,908	6,160 00
Amendments	205	1,524 00
Sprinklers	124	820 00
Night elevator tests	42	644 00
Special foundation	38	140 00
Board of Appeal	219	2,880 00
Boilers, etc.	341	271 00
Plumbing, old	2,563	3,846 00
Plumbing, new	291	1,868 50
Plumbing, no fee	170	—
Gas fitting, old	5,763	4,850 00
Gas fitting, new	38	40 00
Gas fitting, no fee	152	—
Building law books	582	1,455 00
Petit law books	—	315 00
Elevator licenses, new	1,887	1,887 00
Elevator licenses, renewal	4,898	2,449 00
Elevator licenses, out of town	3	1 50
Elevator licenses, new, no fee	24	—
Elevator licenses, renewal, no fee	171	—
Elevator licenses, duplicates	50	25 00
Master gas fitter, new	147	294 00
Master gas fitter, renewal	566	1,132 00
Journeyman gas fitter, new	175	87 50
Journeyman gas fitter, renewal	722	361 00
Permission to inspect plans in vault	223	587 00
Certified copies of documents	89	235 00
	29,764	$73,528 50

SUMMARY OF EXAMINATIONS AND REPORTS, 1949

New buildings	5,919
Alterations	21,053
Existing buildings	1,185
Boilers, engines, etc.	64
Plumbing, new	1,138
Plumbing, alterations	8,104
Plumbing, tests	760
Gas fitting, new	1,064
Gas fitting, alterations	13,255
Gas fitting, tests	6,166
Egress	51,652
Elevators	8,044

Sprinklers	3,877
Stand pipes	484
Tests of both	1,874
Zoning	2,590
Plans	2,028
Special form applications	5,960
Fires	821
Gas accidents	85
Building accidents	10
Complaints made	787
Finals	3,646
Communications acted on	2,101
Special detail	882
Complaints referred to Law Department for action	21

FINANCIAL REPORT, 1949 — EXPENDITURES

A.	PERSONAL SERVICE:	
1.	Permanent employees	$328,110 86
2.	Temporary employees	22,733 60
3.	Other departmental work	1,024 32
B.	SERVICE OTHER THAN PERSONAL:	
1.	Printing and binding	23 40
4.	Transportation of persons	5,738 64
12.	Bond and insurance premiums	22 50
14.	Motor vehicle repairs and care	175 99
29.	Stenography and copying	181 14
35.	Fees, service of venires, etc.	14 50
39.	General plant	113 08
42.	Miscellaneous	237 00
C.	EQUIPMENT:	
9.	Office	1,993 58
10.	Library	300 05
13.	Tools and instruments	62 42
15.	Tires, tubes and accessories	5 02
16.	Wearing apparel	72 05
17.	Miscellaneous	9 18
D.	SUPPLIES:	
1.	Office	5,152 11
11.	Motor vehicle	192 44
16.	Miscellaneous	24 29
E.	MATERIALS:	
10.	Electrical	18 78
13.	Miscellaneous	56 23
F.	SPECIAL ITEMS:	
7.	Pensions and annuities	7,375 04
11.	Workmen's Compensation	21 00
	Grand total	$373,657 22

Appropriation		$376,070 90
Income		$73,528 50
Special appropriation		$93,756 53
Buildings taken down	24	
Buildings shored	17	
Expenditure		$27,343 22

GENERAL STATISTICS, 1949

On January 1, 1949, there were (estimated) in the City of Boston:

45,651 brick and other fire-resistive buildings		45,651		
Erected during the year		293		
			45,944	
Taken down during year	58			
Totally destroyed by fire	0			
			58	
Existing January 1, 1950				45,886
Wood buildings		93,497		
Erected during year		391		
			93,888	
Taken down during year	143			
Totally destroyed by fire	0			
			143	
Existing January 1, 1950				93,745
Total number (estimated) of buildings in Boston on January 1, 1950				139,631

BOARD OF APPEAL

The Board of Appeal, established in accordance with section 117 of chapter 479, Acts of 1938, as amended, in its functioning, may vary the provisions of the Act referred to in specific cases which appear to them not to have been contemplated by this Act although covered by it, or in cases where manifest injustice is done, provided that the decision of the Board in such a case shall have the assent of four members under Building Law and shall be unanimous under Zoning Law and shall not conflict with the spirit of any provision of the Act.

The following is a statistical summary of the work of this department for the year 1949.

In re Building Law — chapter 479, Acts of 1938, as amended:

Appeals received		91
Appeals withdrawn	1	
Appeals pending	3	
Appeals sustained	26	
Appeals sustained with proviso	37	
Appeals dismissed	24	

In re Zoning Law — chapter 488, Acts of 1924, as amended:

Appeals received		143
Appeals withdrawn	4	
Appeals pending	9	
Appeals sustained	40	
Appeals sustained with proviso	50	
Appeals dismissed	40	

BOARD OF EXAMINERS

The Board of Examiners was created by city ordinance in 1913 and re-established under legislative act in 1938. It acts upon applications of persons desiring to be licensed in Boston as construction-superintendents, approving or rejecting said applications under certain rules and regulations adopted as procedure by the Board. The members are appointed by the Mayor and consist of an architect or engineer, a contractor or mechanic, and a lawyer.

The following list is that of applications acted upon in 1949:

	Approved	Rejected
New licenses and reissues	552	127
Renewals	2,070	0
	2,622	127

Fees collected amounted to $6,900.

CITY OF BOSTON PRINTING DEPARTMENT